

AMENDED IN SENATE JUNE 22, 2006

AMENDED IN ASSEMBLY APRIL 6, 2006

CALIFORNIA LEGISLATURE—2005–06 REGULAR SESSION

ASSEMBLY BILL

No. 2748

Introduced by Assembly Member Jones

February 24, 2006

~~An act to amend Sections 94100, 94110, 94140, and 94146 of, and to add Section 66017.7 to, the Education Code, relating to public postsecondary education, and making an appropriation therefor.~~

LEGISLATIVE COUNSEL'S DIGEST

AB 2748, as amended, Jones. Public postsecondary education: ~~California Educational Facilities Authority~~; student housing *reports*.

(1) ~~Existing law establishes the California State University, under the administration of the Trustees of the California State University, and the University of California, under the administration of the Regents of the University of California, as 2 of the segments of public postsecondary education in the state.~~

~~Existing law establishes the California Educational Facilities Authority Act, an express purpose of which is to develop student, faculty, and staff housing on or near public and participating private institutions of higher education through the use of agreements with participating nonprofit entities.~~

~~This bill would express the intent of the Legislature that the bill should authorize the California Educational Facilities Authority to construct student housing on or near campuses of the California State University and the University of California; that the bill authorize the California State University and the University of California to sell,~~

~~lease, or otherwise transfer real property to the authority so that student housing could be constructed on that property; and that the bill structure the debt issued by the authority under the bill so that the debt would not be counted against the university systems by the bond market request the regents, and require the trustees, to each prepare a report containing specified data relating to various aspects of campus student housing and its impacts. The bill would request the regents, and require the trustees, to submit the reports to the Legislature on or before March 31, 2007.~~

~~The bill would authorize the Regents of the University of California and the Trustees of the California State University to sell, lease, or otherwise transfer real property to the California Educational Facilities Authority for the purposes of the construction of student housing on that real property pursuant to the bill.~~

~~(2) Existing law defines “student housing” for the purposes of the California Educational Facilities Authority Act as a residential unit owned by a participating nonprofit entity and located on real property owned by that entity for use by an individual enrolled at a public college, public university, or participating private college.~~

~~The bill would amend that definition so that “student housing,” for the purposes of the act, would also include a residential unit owned or leased by the authority or a residential unit located on real property owned or leased by the authority.~~

~~(3) Existing provisions of the California Educational Facilities Authority Act set forth the powers of the authority. Existing provisions of the act also provide that bonds issued under the act are not deemed to constitute a debt or liability of the state or to directly or indirectly or contingently obligate the state or any political subdivision thereof to levy or pledge any form of taxation or to make any appropriation for their payment.~~

~~This bill would authorize the authority to purchase, lease, or otherwise receive real property from the Regents of the University of California or from the Trustees of the California State University that is on or near a campus of either segment, and contract for or otherwise provide for the construction of student housing on that real property. Because the bill would authorize the authority to expend its funds for a new purpose, it would constitute an appropriation.~~

~~The bill would provide that the provision relating to bonds issued under the act not being deemed to constitute a debt or liability of the state and not directly or indirectly or contingently obligating the state~~

~~or any political subdivision thereof would not be applicable to bonds issued for the purpose of funding the construction of student housing, and the purchase or lease of real property therefor, on or near a campus of the University of California or the California State University pursuant to the bill.~~

~~Because this bill would authorize the authority to expend funds for new purposes, it would make an appropriation.~~

Vote: majority. Appropriation: ~~yes~~*no*. Fiscal committee: yes.
State-mandated local program: no.

The people of the State of California do enact as follows:

- 1 SECTION 1. (a) *The Regents of the University of California*
- 2 *are requested to, and the Trustees of the California State*
- 3 *University shall, prepare a report that includes all of the*
- 4 *elements set forth in subdivisions (b) and (c).*
- 5 (b) *For each campus in the respective systems, the report shall*
- 6 *provide, in a reader-friendly format, all of the following data:*
- 7 (1) *For the 2005–06 academic year:*
- 8 (A) *The number of students.*
- 9 (B) *The number of beds.*
- 10 (C) *The percentage of students housed in university-owned*
- 11 *student housing.*
- 12 (D) *The number of applications for university-owned housing.*
- 13 (E) *The number of students on waiting list for*
- 14 *university-owned student housing.*
- 15 (F) *The estimated number of beds in off-campus student*
- 16 *housing complexes to which university directs students and that*
- 17 *have the effect of reducing demand for university-owned student*
- 18 *housing.*
- 19 (G) *The number of parking spaces.*
- 20 (H) *The estimated deficit, if any, of parking spaces.*
- 21 (2) *For the 2010–11 academic year, estimates of all of the*
- 22 *following:*
- 23 (A) *The number of students.*
- 24 (B) *The number of beds, plus the net total of added beds and*
- 25 *removed beds since the 2005–06 academic year.*
- 26 (C) *The percentage of students housed in university-owned*
- 27 *housing.*
- 28 (D) *The number of applications for university-owned housing.*

- 1 (E) *The number of students projected to be on a waiting list*
2 *for university-owned student housing.*
- 3 (F) *The estimated number of beds in off-campus student*
4 *housing complexes to which university directs students and that*
5 *have the effect of reducing demand for university-owned student*
6 *housing.*
- 7 (G) *The number of parking spaces.*
- 8 (H) *The estimated deficit, if any of parking spaces.*
- 9 (3) *For the 2020–21 academic year or the latest year for*
10 *which projections in each category exist, estimates of all of the*
11 *following:*
- 12 (A) *The number of students.*
- 13 (B) *The number of beds, plus the net total of added beds and*
14 *removed beds since the 2010–11.*
- 15 (C) *The percentage of students housed in university-owned*
16 *housing.*
- 17 (D) *The number of applications for university-owned housing.*
- 18 (E) *The number of students projected to be on a waiting list*
19 *for university-owned student housing.*
- 20 (F) *The estimated number of beds in off-campus student*
21 *housing complexes to which university directs students and that*
22 *have the effect of reducing demand for university-owned student*
23 *housing.*
- 24 (G) *The number of parking spaces.*
- 25 (H) *The estimated deficit, if any, of parking spaces.*
- 26 (4) (A) *The number of new beds added in the previous 10*
27 *years.*
- 28 (B) *The number of new beds added in the previous five years.*
- 29 (C) *The number of new beds proposed to be added in the next*
30 *five years.*
- 31 (D) *The number of new beds proposed to be added in the next*
32 *10 years.*
- 33 (E) *The number of new beds proposed to be added in the next*
34 *20 years.*
- 35 (5) (A) *The cost and source of funding for each new student*
36 *housing project built in the previous 10 years.*
- 37 (B) *The total annual capital funding available for*
38 *nonacademic facilities each year for the previous 10 years.*
- 39 (C) *The total annual capital funding allocated to student*
40 *housing each year for the previous 10 years.*

1 (D) *The total debt financing raised from sale of systemwide*
2 *bonds over the previous 10 years.*

3 (E) *The amount and percentage of debt financing from*
4 *systemwide bonds allocated to student housing in the previous 10*
5 *years.*

6 (6) (A) *The cost and proposed source of funding for each new*
7 *student housing project in the next 20 years, or the latest year for*
8 *which projections exist.*

9 (B) *The total debt financing proposed to be raised from sale of*
10 *systemwide bonds in next 20 years, or the latest year for which*
11 *projections exist.*

12 (C) *The amount of debt financing proposed to be allocated*
13 *each year to student housing for the next 20 years, or the latest*
14 *year for which projections exist.*

15 (7) *A summary of the last student housing demand survey,*
16 *including the demand for various housing types and the number*
17 *of units that could be supported at the campus at various*
18 *intervals over the horizon reviewed in the demand survey.*

19 (c) *For a representative sample of five campuses in each*
20 *segment, the reports shall utilize student addresses, parking*
21 *permit applications and sales, the number of parking places and*
22 *known off-campus parking, bicycle rack spaces and usage,*
23 *transit pass information, Geographic Information System*
24 *mapping, and any studies detailing the means by which students*
25 *travel to campus, to determine the percentage of students who*
26 *travel by car to campus, how many vehicle miles are traveled per*
27 *year by students, and whether enrollment growth and housing*
28 *production will decrease the number of vehicle miles traveled by*
29 *students by 2020.*

30 (d) *The reports requested or required by this section shall be*
31 *submitted to the Legislature on or before March 31, 2007.*

32
33
34 **All matter omitted in this version of the bill**
35 **appears in the bill as amended in**
36 **Assembly, April 6, 2006 (JR11)**
37